



# Austin City Council MINUTES

For APRIL 3, 1986 - 1:00 P.M.

Council Chambers, 307 West Second Street, Austin, Texas

## City Council

Frank C. Cooksey  
Mayor

John Treviño, Jr.  
Mayor Pro Tem

Council Members  
Mark Rose  
Smoot Carl-Mitchell  
Sally Shipman  
George Humphrey  
Charles E. Urdy

Jorge Carrasco  
City Manager

Elden Aldridge  
City Clerk

## Memorandum To:

Mayor Cooksey called to order the meeting of the Council, noting the absence of Councilmember Rose.

### MINUTES APPROVED

The Council, on Mayor Pro Tem Trevino's motion, Councilmember Urdy's second, approved minutes for regular meetings of March 20 and 27, 1986 and special meetings of March 19, 25 & 26, 1986. (6-0 Vote, Councilmember Rose absent.)

### ITEMS PULLED

Mayor Cooksey announced several items would be pulled from the agenda, some for consideration at a later date. They were:

- a. Consider second and third readings of an ordinance prohibiting the delivery of freon to persons under the age of 18 and prohibiting the inhalation, ingestion, etc. of freon. This was postponed indefinitely.
- b. Consideration of a resolution authorizing a contract for facilitators for the Comprehensive Planning Process was postponed indefinitely.
- c. Consideration of amending Chapter 10-2 of the 1981 Austin City Code, by establishing, defining and regulating the Arts Commission size, terms, selection and procedures, was postponed until April 10, 1986.
- d. A resolution regarding establishment of Austin as a city of refuge was postponed until after a public hearing on April 10, 1986 at 4 p.m.

## CITIZENS COMMUNICATIONS

Mr. Bill Stotesberry discussed the Coalition for Affordable Housing. Mr. John Brubaker discussed Austin/Travis County Mental Health and Mental Retardation services. Mr. Ed Wendler Sr. discussed affordable shelter for the poor. Ms. Carolyn Croom talked about solid waste management. Ms. Pam Mavrolas talked about contract for City's Municipal solid waste incinerator (Waste to Energy Plant). The Koenig-Allendale Freeway was discussed by Ms. Phyllis Brinkley. Affordable housing crisis and solutions was talked about by Mr. Jay Frank Powell. Ms. Dian Webb discussed the problems at Emma Long Metropolitan Park. Mr. Lee Webb also talked about the Park. Mr. Eugene Nelson who was to speak on the proposed sanctuary resolution, did not appear.

## CITY MANAGER REPORTS

Paula Phillips presented the City Manager Report on Evaluation and Recommendations for Capital Improvements Business Loan Program. She illustrated by means of slides. A proclamation was then presented to Dr. Patricia Wilson and her class at the University of Texas who made the study in the fall of 1985 in their graduate seminar in economic development.

The City Manager report on Proposed Ordinance establishing City Policy and Procedure for right-of-way dedication and reservation was not given.

## OPERATING BUDGET AMENDMENT

The Council, on Councilmember Urdy's motion, Councilmember Humphrey's second, waived the requirement for three readings and finally passed an ordinance amending the FY 1985-86 Operating Budget by transferring \$23,263.76 previously appropriated to the National Council of Negro Women, Inc. to Community Advocates for Teens and Parents, Inc. for operation of a teenage pregnancy project, and authorizing a contract for said purposes. (6-0 Vote, Councilmember Rose absent.)

## CONSENT ORDINANCES

The Council, on Councilmember Urdy's motion, Councilmember Humphrey's second, waived the requirement for three readings and finally passed the following ordinances in one consent motion: (6-0 Vote, Councilmember Rose absent.)

Budget Amendment

Amended the FY 1985-86 Capital Improvements Program Budget by appropriating \$750,000.00 for the sidewalks and sidewalks ramp construction program originally scheduled to be appropriated in FY '86-87.

Child Care Commission

Amended Ordinance 851031-F, creating a Child Care Commission, establishing its duration, membership and charge. (Five additional positions will be on the commission.)

ETJ Release to Dripping Springs

Approved release of approximately 492 acres from Austin Extra-Territorial Jurisdiction to Dripping Springs.

Zoning Ordinances

Amended Chapter 13-2 and 13-2A of the Austin City Code (Zoning Ordinance) to cover the following changes:

- a. NASH PHILLIPS/COPIUS                      5503-5317 McCarty                      From Interim "SF-2"  
By Bruce N. Sloan                      Lane    to "SF-6"  
C14-83-074 (part)
- Second and third readings. First reading only November 14, 1985, (6-0). Councilmember Sally Shipman absent. Conditions have been met as follows: (1) Development restricted to that shown on Site Plan attached as Exhibit "A" to the Ordinance; (2) Right-of-way is being dedicated through the subdivision process.
- b. KATHERINE K.                                      9021 Bee Caves Road                      From Interim "SF-2"  
BRADFIELD, TRS    to "LO"  
By T. G. Bradfield  
C14r-85-253
- Second and third readings. First reading only February 6, 1986, (7-0). Conditions have been met as follows: Development restricted to that shown on Site Plan attached as Exhibit "A" to the Ordinance.
- c. EDWARD MAURER                                      7526 Bee Caves Road                      From Interim "SF-2"  
By James M. Nias    to "LO" & "RR"  
C14r-85-239                                      (5-0 Vote, Mayor Pro Tem                      Trevino abstained, Councilmember Rose absent.)
- Second and third readings. First reading only January 9, 1986, (4-2-0). Councilmembers Smoot Carl-Mitchell; and George Humphrey voted "No", Mayor Pro Tem John Trevino abstained. Conditions have been met as follows: Development restricted to that shown on Site Plan attached as Exhibit "A" to the Ordinance.
- d. LARRY LANGLEY                                      6607 Jester Boulevard                      From Interim "RR"  
By E. M. Sykes    to "LR"  
C14r-85-097

Second and third readings. First reading only December 5, 1985, (6-0). Councilmember Smoot Carl-Mitchell absent. Conditions have been met as follows: Development restricted to that shown on Site Plan attached as Exhibit "A" to the Ordinance.

- e. HUBRIS INVESTMENTS 7803 Webberville Road From Interim "RR"  
By Reggie Nisbett (F.M. 969) to "CS"  
C14r-85-203

Heard and granted September 5, 1985, (6-1). Councilmember Smoot Carl-Mitchell voted "No". Conditions have been met as follows: Development restricted to that shown on Site Plan attached as Exhibit "A" to the Ordinance.

- f. ROYCE WITTE & MITTE 3416-3418 Duval Road From Interim "SF-2"  
CHIRPICH to "SF-6"  
By Jodi G. Williamson  
C14-83-277

Heard and granted December 6, 1984, (6-0). Councilmember Mark Rose absent. Conditions have been met as follows: Right-of-way on Duval Road and Farmer Lane has been conveyed by Street Deed.

#### CONSENT RESOLUTIONS

The Council, on Mayor Pro Tem Trevino's motion, Councilmember Humphrey's second, adopted the following resolutions in one consent motion: (5-0 Vote, Councilmember Urdy out of the room, Councilmember Rose absent.)

#### Release of Easements

Authorized release of the following easements:

- a. Portion of the 5' Public Utility Easement located across the rear of Lot 15, Block H, Fairmont Park, Section Two, 5439 Fairmont Circle. (Request submitted by Mr. Chris V. Cornell)
- b. The 10' Public Utility Easement on Lot 1, Balcones Village Section 12, Balcones Club Drive at U.S. 183. (Request submitted by City of Austin, Electric Department)
- c. The 7.5' Public Utility Easement along the rear of Lot 9, Block E, Mt. Bornell Shores, Section Two, 5412 Odessa Lane. (Request submitted by Mr. R. Leon Pope)
- d. The 10' Public Utility Easement located on the common lot lines of Lots 1, 2, 3, and 4, Block G, Northmede, Section One. (Request submitted by Espey, Huston & Associates, Inc.)
- e. The 10' Public Utility Easement on Lot 1, Fairview Estates Commercial A, U.S. 183 at Balcones Club Drive. (Request submitted by the City of Austin, Electric Department)

- f. The 10' Public Utility Easement on Lot 25, Block E, Allendale Park, Section 6, 2905 Silverleaf Drive. (Request submitted by Mr. Sammy Kurio)
- g. Portion of the 5' Public Utility Easement of record in Volume 3758, Page 1787 of the Travis County Real Property Records and located on Balcones Village, Section 12 and Lot 1, Fairview Estates Commercial A, Balcones Club Drive at U.S. 183. (Request submitted by the City of Austin, Electric Department)

#### License Agreement

Approved entering into the following license agreement:

- a. To allow the encroachment of landscaping into the public right-of-way on Treemont Subdivision. (Request submitted by Mr. David Armbrust)

#### Surplus Land

Approved declaring a 1.0637 acre tract of land as surplus for highway and public transportation purposes.

#### Contracts Approved

Approved the following contracts:

AUSTIN ENGINEERING CO., INC.  
6304 W. Bee Cave Road  
Austin, Texas

- CAPITAL IMPROVEMENTS PROGRAM -  
Shoal Creek Channel Improvements  
from Greenlawn Parkway to Foster  
Lane and the Silverway Pedestrian  
Bridge, Public Works Department  
Total \$973,545.00 C.I.P. No.  
85/60-07 & 85/60-01

SAFI AND ASSOCIATES (MBE)  
2317 Coronado Street  
Austin, Texas

- CAPITAL IMPROVEMENTS PROGRAM -  
Construction of Sidewalk and  
Sidewalk Ramp Improvements Phase  
III, Public Works Department  
Total \$104,162.50 C.I.P. No.  
85/61-03

ROCHA DITCHING SERVICE (MBE)  
7928 Coulver Road  
Austin, Texas

- CAPITAL IMPROVEMENTS PROGRAM -  
Construction of Sidewalk and  
Sidewalk Ramp Improvements Phase  
II, Public Works Department  
Total \$123,320.85 C.I.P. No.  
85/61-03

TRANSDATA, INC.  
c/o Len T. Deloney Co., Inc.  
1900 Mistywood Drive  
Austin, Texas

- CAPITAL IMPROVEMENTS PROGRAM -  
Electric Transducers, Electric  
Utility Department  
Item 1-3 - \$27,284.00 C.I.P. No.  
85/16-06, 85/16-11, 85/16-12  
85/16-05, 85/16-04

AUSTIN WHITE LIME  
McNeil Road  
Austin, Texas

- Quicklime, Water & Wastewater  
Department  
Twelve (12) Month Supply Agreement  
Total \$980,608.00 86-0152-QM

UNITED MEDICAL  
5117 Northeast Parkway  
Ft. Worth, Texas

- Bed Pads, Brackenridge Hospital  
Twelve (12) Month Supply Agreement  
Total \$57,322.92 BS6-110

#### Contract Postponed

Postponed until April 10, 1986 was consideration of the following contract:

JOHNSON, JOHNSON & ROY, INC./  
LAWRENCE SPECK ASSOCIATES, INC.  
519 E. Fourth Street  
Austin, Texas

- CAPITAL IMPROVEMENTS PROGRAM -  
Professional Consulting Services  
for the Town Lake Comprehensive  
Plan, Parks & Recreation Department  
Eighteen (18) Month Contract  
Total \$340,000.00 C.I.P. No.  
73/86-37

#### Pipe Line License Agreement

Entered into Pipe Line License Agreement with the Southern Pacific Transportation Company for the placement of a thirty inch (30") water main across Southern Pacific Transportation Company's right-of-way, at Mile Post 20.71, to provide service to Davis Springs MUD No. 1.

#### Community Facilities Agreement

Authorized execution of a Community Facilities Agreement between the City of Austin, Deauville Austin Venture I and other participants.

#### Public Hearings Set

Set public hearings on the following:

- a. Development Process: April 24, 1986 at 4:30 p.m.

- b. Appeal of Building Standards Commission Demolition orders on the structures located at 3125 East 12th Street #C and 3125 East 12th Street #D: April 17 at 3 p.m.

### Underground Resources

Endorsed and ratified the modification boundaries for the proposed management area submitted by counsel for the applicants to the Texas Water Commission for the purpose of conserving and managing the underground resources of the Barton Springs Associated Edwards Aquifer.

### CDBG

Council had before them a resolution to consider adopting policies governing the expenditures of CDBG dollars.

Ms. Paula Phillips said policies should be decided and in May Council can decide categories and percentages. This was discussed by Council. No action was taken.

### EXECUTIVE SESSION

Mayor Cooksey announced Council would enter into executive session pursuant to Article 6252-17, Texas Revised Civil Statutes Annotated, to discuss matters of land acquisition. No official action of the City Council will be taken on this matter unless such item is specifically listed on the agenda.

### RECESS

Council recessed its meeting from 3:30 p.m. to 4:15 p.m. for the executive session.

### MUNICIPAL OFFICE COMPLEX

The Council, on Councilmember Carl-Mitchell's motion, Councilmember Humphrey's second, adopted a resolution regarding the status of the Municipal Office Complex: (6-0 Vote, Councilmember Rose absent.)

WHEREAS, the City of Austin, since December 1984 under the leadership of the previous council and this council, has negotiated in good faith with the Watson Casey Company to come to an agreement on a partnership to enter a joint public private venture to build the Municipal Office Complex; and

WHEREAS, the intent was to negotiate the terms of a written agreement but no agreement has been signed; and

WHEREAS, changing market conditions in commercial real estate the past year has resulted in oversupply which casts doubts on the short term marketability of the private portion of the MOC; and

WHEREAS, the availability of Tax Increment Financing attributable to the County and School District, which was an integral part of the financing package for the MOC, is unavailable due to a ruling by the Second Court of Appeals and pending litigation by the Austin Independent School District, and the City Attorney has advised the City Council not to rely on Tax Increment Financing as a funding source; and

WHEREAS, the MOC cannot be financed at this time without affecting the tax rate of the City of Austin.

NOW THEREFORE, be it resolved that the City Council take the following steps with regard to the MOC.

- 1) Negotiations with the Watson-Casey Company are ended, since the current public private joint venture is no longer viable.
- 2) That the City investigate leasing office space in downtown Austin for the short term (5 years) to consolidate appropriate City staff. Proposals to lease space should be solicited from property owners and shall be evaluated on a competitive basis. The competition shall be open to all property owners with sufficient office space to meet the city's needs.
- 3) That the City staff be instructed to report to Council in sixty days with recommendations as to continuation of the Municipal Office Complex project, given full consideration of all current market conditions and financing mechanisms available for the project.

#### ITEMS FROM COUNCIL

Mayor Cooksey introduced an item to Council to consider a resolution regarding the pricing of local telephone service.

Joan Sanger from State Senator Chet Edwards office spoke against local measured service pricing plan for Austin.

Carlyn Brandt, division manager for Southwestern Bell, told Council the resolution denouncing local measured service is not appropriate at this time because Southwestern Bell has no plans to file such a plan in the near future. They oppose the resolution.

Karen Lindell, AARP; Tom Smith, Director Public Citizens; Charlotte Flynn, Gray Panthers; and Henry Holman representing AARP, all urged passage of the resolution.

#### Motion

The Council, on Councilmember Shipman's motion, Councilmember Humphrey's second, adopted a resolution regarding the pricing of local telephone service. (5-0 Vote, Mayor Pro Tem Trevino out of the room, Councilmember Rose absent.)

Archery Range

Councilmember Rose introduced an item to Council concerning an archery range tournament. There was no objection, so the following motion was made:

Motion

The Council, on Councilmember Humphrey's motion, Councilmember Carl-Mitchell's second, waived the requirement for three readings and finally passed an ordinance suspending operations and effect of Section 8-3-91, 8-3-93 and 8-3-94 B-5, Code of the City of Austin, relating to the operation of an archery range for the tournament sponsored by the Austin Archery Club on April 5 & 6, 1986. (5-0 Vote, Mayor Pro Tem Trevino out of the room, Councilmember Rose absent.)

ZONING HEARINGS

Mayor Cooksey announced Council would hear the following zoning cases. Council heard, closed the public hearings, and granted; or ~~they~~ postponed some cases. Disposition of each case follows: (Between 7:10 p.m and 7:35 p.m during the hearing , the Council recessed.)

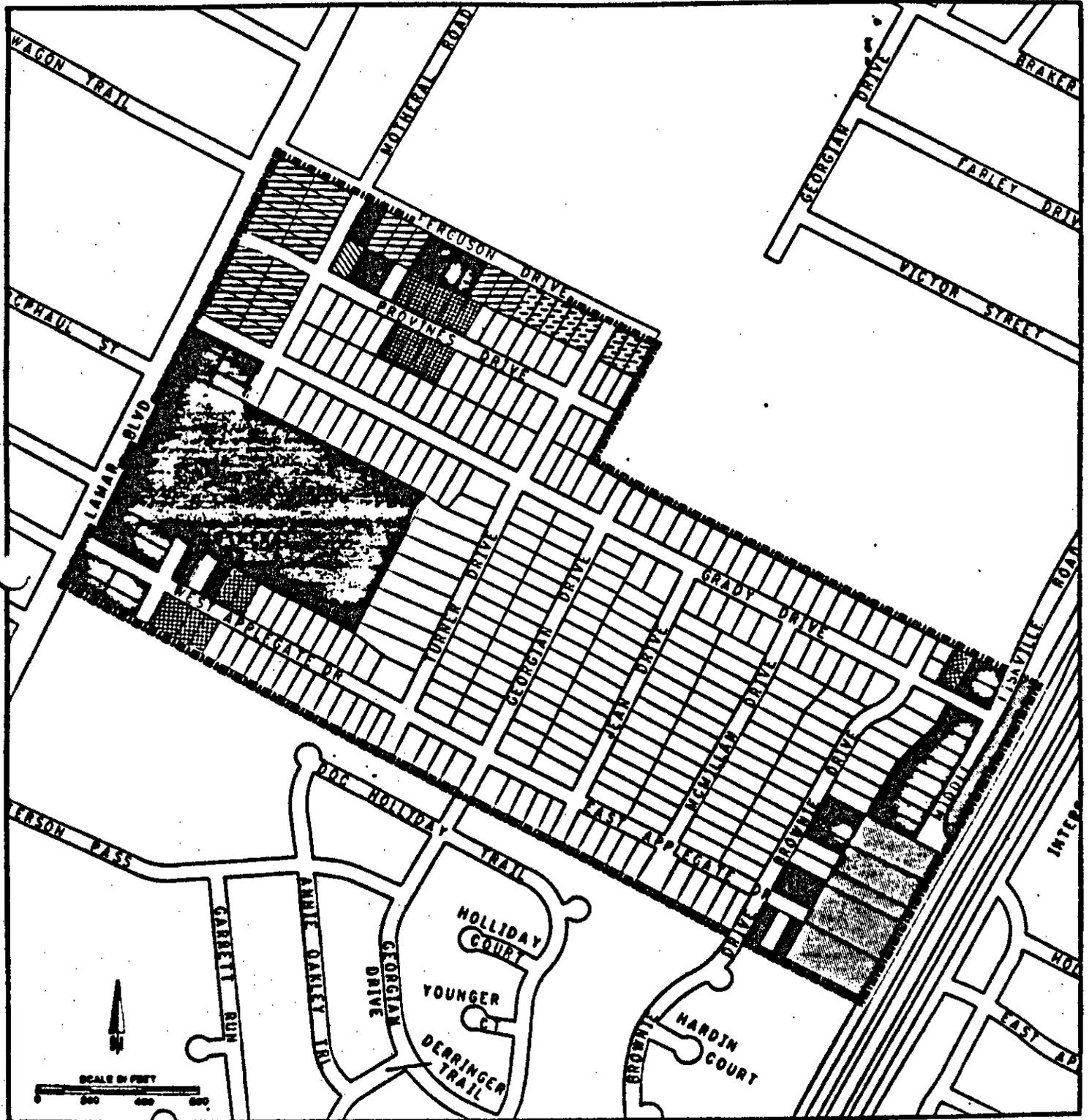
(1)	-85 040	WORLD OF PENTE- COST CHURCH By Leopold Danze	1416-1630 East 51st 5116-5130 Berkman	From "MF-2, "SF-3", & "CS" To "LO" (as amended) RECOMMENDED subject to a traffic impact analysis, no access to Broadmoor Drive, no modification of the 100-year flood plain and compliance with compatibility standards and Waterway Development Permit. <u>WITHDRAWN</u>
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b. Recommended by the Planning Commission, As Requested:

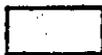
(2)	r-86 001	CORPORATE CENTER III J.V. By Joseph Savage	8868 Research Blvd.	From "LO" & "CS" To "CS" RECOMMENDED <u>FIRST READING ONLY</u>
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(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second, 6-0 Vote, Councilmember Rose absent.)

**MAP 2**  
**MOCKINGBIRD HILL STUDY AREA**  
**(CITY COUNCIL ACTION)**  
**(TAKEN 4/3/86)**



**CS**



**SF-2**



**GR**



**LR**



**EXCLUDED FROM STUDY AREA**



--- SAVED ---

c. Recommended by the Planning Commission, With Conditions:

(8) -85 GREAT HILLS Proposed Yaupon Dr. From "I-RR"  
 381 LIMITED, INC. To "SF-6"  
 (part) By Neal Graham RECOMMENDED subject to  
 a maximum of six (6)  
 units per acre and  
 neighborhood agreement.  
FIRST READING ONLY

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second,  
6-0 Vote, Councilmember Rose absent.)

(9) r-85 JOHN OLIVER, 9409 Dessau Road From "I-SF-3"  
 391 TRUSTEE To "CS"  
 By Vicki Brown RECOMMENDED subject to  
 dedication of up to 60'  
 of right-of-way from  
 centerline of Dessau Rd.  
 and tied to site plan.  
FIRST READING ONLY

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's  
second, 5-0 Vote, Mayor Cooksey out of the room, Councilmember Rose  
absent.)

(10) r-85 HOWARD PAFKA 408 Slaughter Lane From "I-RR"  
 370 By Andrew Hirman To "GR"  
 (On Councilmember Carl-Mitchell's motion, Councilmember RECOMMENDED "GR" limited  
 Urdy's second, 5-0 Vote, Mayor Cooksey out of the room, to 0.25 overall FAR.  
 Councilmember Rose absent.) FIRST READING ONLY

(11) r-85 HOWARD ITTEN 1003 RM 620 South From "I-SF-2"  
 354 By Richard Kern To "CS"  
 RECOMMENDED "CS" with  
 restriction that there  
 be no take out food  
 service or restaurants  
 and limited to uses  
 listed in Exhibit Y.  
 (On Councilmember Shipman's motion, Councilmember Carl- GRANTED "LO" FIRST READING  
 Mitchell's second, 4-0 Vote, Councilmember Urdy and  
 Mayor Pro Tem Trevino, No; Councilmember Rose absent.)

(12) -86 LUTHERAN 9596-9608 U.S. Hwy From "I-RR"  
 003 FOUNDATION OF 290, 9701- To "GO"  
 THE SOUTHWEST 9721 Giles Road RECOMMENDED subject to  
 site plan approval.  
 By Larry Turner FIRST READING ONLY

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's  
second, 6-0 Vote, Councilmember Rose absent.)

(13) -86 JOEL D.  
012 WILKINSON

4010 Manchaca Road

From "SF-3"  
To "NO"

RECOMMENDED subject to retaining existing structure and no additional construction.  
FIRST READING ONLY

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second, 6-0 Vote, Councilmember Rose absent.)

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(14) -86 CONGREGATION  
015 AGUDAS ACHIM  
By Martin Boozer,  
Davis and Davis

4100 Jackson St.

From "SF-3"  
To "LO"

RECOMMENDED "LO" limited to parking only.

ORDINANCE PASSED

ON EMERGENCY BASIS

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second, 6-0 Vote, Councilmember Rose absent.)

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(15) r-85 CARTER  
365 INVESTMENTS  
By Bury &  
Pittman, Inc.

13545-13591  
Research Blvd.

From "I-SF-2"  
To "GR"

RECOMMENDED subject to reserving up to 175 feet of right-of-way from centerline of U.S. 183.

FIRST READING ONLY

(On Councilmember Carl-Mitchell's motion, Mayor Pro Tem Trevino's second, 6-0 Vote, Councilmember Rose absent.)

(16) -85 BITHA OPHELIA  
385 WALDEN  
By Armbrust &  
Brown

11219-11224 Taylor  
Draper Lane, 11222-  
11230 Old Burnet  
Road (Jollyville)

From "LO", "I-SF-2"  
To "LR"

RECOMMENDED subject to rollback of zoning to LO when financial services ceases, posting fiscal for signalization, and neighborhood agreement.

FIRST READING ONLY

(On Councilmember Humphrey's motion, Mayor Pro Tem Trevino's second, 6-0 Vote, Councilmember Rose absent.)

- (17) -85 W. R. SKIPPING 1006 Colonial Park  
390 By Martin Camp Blvd.  
From "GR", "LI"  
To "MF-4"  
RECOMMENDED subject  
to a maximum of 30  
units per acre with  
a maximum of 67% one  
bedroom units and 33%  
two bedroom units.  
FIRST READING ONLY
- (18) -86 TRAMMELL CROW 6406 Burleson Rd.  
006 COMPANY  
CROW-GOTTESMAN-  
HILL #30 LTD  
By David Boderman  
From "I-RR"  
To "LI"  
RECOMMENDED subject  
to dedication of up  
to 50' of right-of-way  
from centerline of  
Montopolis Drive.  
FIRST READING ONLY
- (19) -86 JAY S. JOHNSTON, 5301 Boston Lane  
009 By Kristaponis,  
Gregory & Assoc.,  
Inc.  
From "I-RR"  
To "LO"  
RECOMMENDED subject to  
compliance with design  
standards of Boston  
Lane if developed by  
October 1, 1986, if  
not, then compliance  
with PRA ordinance  
requirements.  
FIRST READING ONLY
- (20) r-85 PARKE INVESTORS, 8000 North RM 620  
373 LTD.  
By Ambrust &  
Brown  
From "I-SF-2"  
To "LR"  
RECOMMENDED subject  
to reserving 175' of  
right-of-way from  
centerline of R.M.  
620 and submitting  
site plan complying  
with Hill Country  
Ordinance prior to  
final ordinance  
reading.  
FIRST READING ONLY

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second, 6-0 Vote, Councilmember Rose absent.)

(21) -86 JAY S. JOHNSTON, 6012 Boston Lane  
 010 Trustee  
 By Kristaponis,  
 Gregory & Assoc.  
 Inc.

From "I-RR"  
 To Tr. 1: "LR"  
 Tr. 2: "LO"  
 RECOMMENDED subject  
 to dedication of up  
 to 60 of right-of-way  
 from the centerline  
 of Boston Lane plus  
 35' of right-of-way  
 reserved from the  
 future dedicated  
 right-of-way and  
 site plan compliance  
 with design standards  
 of Boston Lane if  
 developed by October  
 1, 1986, if not, then  
 compliance with PRA  
 Ordinance requirements.  
FIRST READING ONLY

(On Councilmember Shipman's motion,  
 Mayor Pro Tem Trevino's second, 6-0 Vote,  
 Councilmember Rose absent)

(22) -86 TRAMELL CROW 5307 & 5321  
 007 COMPANY Industrial Oaks  
 CROW-GOTTESMAN- Blvd.  
 HILL  
 By David Boderman

From "I-RR"  
 To "LI"  
 RECOMMENDED subject  
 to compliance with the  
 performance standards  
 of the R&D Research  
 and Development  
 district.  
FIRST READING ONLY

(23) r-85 TED GRAY, INC. 11010 RM 620 North  
 254 By Shirley Arend

From "I-SF-2", "I-RR"  
 To "GO" (as amended)  
 RECOMMENDED subject  
 to reserving 175' of  
 right-of-way from  
 centerline of R.M.  
 620 and submitting  
 site plan complying  
 with Hill Country  
 Ordinance prior to  
 final ordinance read-  
 ing.

FIRST READING ONLY

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's  
 second, 6-0 Vote, Councilmember Rose absent.)

(24) r-85 KAC HOLDING CO. 1208 South RM 620  
332 By Charles Alexander, Jr.

(On Councilmember Shipman's motion, Carl-Mitchell's second, 5-0 Vote, Councilmember Humphrey out of the room, Councilmember Rose absent.)

(25) r-85 L.H.C. JOINT 7919 West Hwy 71  
383 VENTURE  
By Hermann Vigil

TR. 4 "LOW" WHEN SUCH  
DISTRICT CREATED BY  
COUNCIL - APPLICANT  
AGREES

From "I-RR"  
To "CS"  
RECOMMENDED to grant  
"CS" restricted to  
current use and "LO"  
uses.  
CONTINUE MAY 8, 1986

From "I-RR"  
To Tr. 1: "SF-1",  
Tr. 2: "SF-2",  
Tr. 3: "SF-6",  
Tr. 4: "CS"

RECOMMENDED to grant per  
Oak Hill Area Study  
recommendation and  
conditions.

FIRST READING ONLY

(26) r-85 HRGM 14021-14071 Hwy.  
366 By Arne Wynne 183 North  
-85  
022

From "I-RR", Pending  
Annexation  
To Trs. 1&2: "CH"  
Trs. 3,8&12: "GO"  
Tr. 4: "LR"  
Trs. 5&6: "IP"  
Trs. 7&11: "GR"

RECOMMENDED subject to submission of a legal document assuring that site plans with TIA addenda be submitted for all tracts which generate over 2000 vehicle trips per day. All affected intersections must operate at Level of Service D or better prior to issuance of a building permit and letters of credit to cover prorated share for signalization of U.S. 183/Lakeline Blvd., U.S. 183/Parkline Dr., Lakeline Blvd./Spanish Oaks Blvd., and Lakeline Blvd./Parkline Drive.

POSTPONE TO 4/10/86 OLD BUSINESS

(27) r-86 GENERAL  
008 INVESTMENTS &  
LEVELOPMENT  
By Kristaponis,  
Gregory & Assoc.

4500-4544 South Lamar Blvd.  
From "GR"  
To "CH"  
RECOMMENDED "CH"--the  
178' right-of-way  
reservation to remain  
"GO".

POSTPONED TO 4/10/86 OLD BUSINESS

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second, 6-0 Vote.)

(28) -85 CONCORD SQUARE  
202 VENTURE  
By Kristaponis,  
Gregory & Assoc.  
Inc.

2301-2363 Douglas  
2431-2217 East  
Oltorf

From Tr. D - "MF-2"  
Tr. C - "MF-2" &  
"I-SF-3"  
To Tr. D - "GR"  
Tr. C - "MF-2"

NOT RECOMMENDED  
RECOMMENDED "GR" on  
Tract D, "MF-2" on  
Tract C and "RR" for  
floodplain, prohibit-  
ing efficiencies and  
the connection of  
Douglas

POSTPONE TO 4/24 @ 5:30 P.M.

(29) r-85 NASH PHILLIPS/  
337 COPUS, INC.  
By Jerry Harris

8219-9200 and  
10419 RM 620

From "I-RR"  
To Tr. 1: "MF-2"  
Tr. 2: "SF-6"  
Tr. 3: "SF-2"  
Tr. 4: "SF-1"  
Tr. 5: "SF-6"  
Tr. 6: "MF-3"  
Tr. 7: "MF-3"  
Tr. 8: "GR"  
Tr. 9: "MF-2"  
Tr. 10: "SF-6"  
Tr. 11: "LR"  
Tr. 12: "MF-3"  
Tr. 13: "IP"  
Tr. 14: "IP"  
Tr. 15: "GO"  
Tr. 16: "GR"  
Tr. 18: "LO"  
Tr. 19: "SF-2"  
Tr. 20 "SF-1"

NOT RECOMMENDED

POSTPONE TO 4/10/86

RECOMMENDED Staff recommendation (zoning, floor area ratio, units per acre) including revised recommendations for Tract 6: MF-3 limited to 22 u.p.a., Tracts 13 and 14: R&D, P for tracts to be dedicated for public use, RR for 100 year floodplains, and the following: 1. Non-residential building area limited to 1.75 million sq. ft. (GFA); (2) Building height limitation of 2 stories for tracts #8 and #16 (GR tracts); (3) Recommendations of the entire OLDS-Transportation Review memo dated 2/10/86; (4) Access is restricted to the internal streets of the subdivision unless recommendations #3-6 of the OLDS-Transportation memo dated 2/10/86 are met; (5) Subject to right-of-way dedication of 60' from centerline of RM 620 and reserve 175' from centerline of 620 or additional if specified by pending state study of RM 620 and right-of-way dedication as specified by OLDS-Transportation memo, items #1, #2, #9.

- (30) r-86 OSCAR SNOWDEN 4803 Harmon Ave., From "LO", "CS", "MF-2"  
014 INC. 4814 N. I.H.-35 "LR", & "GR"  
By Coneway & Service Road, To "CS"  
Assoc. 4814 I.H.-35 NOT RECOMMENDED  
(rear) RECOMMENDED "LO",  
Limited Office for a  
depth of 175' from  
Harmon Avenue and "CS",  
Commercial Services for  
the balance of the  
tract. To disapprove  
waiver request.  
POSTPONE 4/24/86 @ 6 p.m.
- e. NO Recommendation by the Planning Commission: (NOT A QUORUM VOTE)

- (31) -85 JIM RAY, TRUSTEE Manchaca Road & From "I-RR"  
022 By Cunningham- W. Dittmar Road To Tr. 1: "GR"  
(part) Graves, Inc. & Slaughter Lane Tr. 2: "CS"  
NO RECOMMENDATION  
FIRST READING ONLY
- GRANTED WITH CONDITIONS

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second, 6-0 Vcte, Councilmember Rose absent.)

- (32) -85 JODI G. 8226-8240 Georgian From "GR", "CS" & "O"  
250 WILLIAMSON, Drive, 112-120 To "CS"  
TRUSTEE Powell Lane NO RECOMMENDATION  
By Harold Swann CONTINUE 4/17/86 @ 5 p.m.
- (33) h-83 ARMSTRONG-ODEM 614 Blanco From "MF-4"  
013 HOUSE To "NO-H"  
By City of Austin NO RECOMMENDATION  
POSTPONE 4/10, OLD BUSINESS
- (34) r-85 ALSTON BOYD (A) 7801-Bell From "I-SF-2"  
105 By Hoyle Osborne Mountain Drive To "NO"  
A & B (B) 7802-7804 Bell NO RECOMMENDATION  
Mountain Drive FIRST READING ONLY

(Councilmember Shipman's motion  
Carl-Mitchell's second, 6-0 Vote, Rose absent)

- f. To be heard by the Planning Commission on March 25, 1986:  
(Recommendation to Follow)

- (35) r-85 STAN SCHLUETER 9716 RM 2222 From "I-RR", "I-SF-2"  
340 By Kristaponis, SUBJ. TO SITE PLAN & To Tr. 1: "LO"  
Gregory & Assoc. RE-DO TREE RECOMMENDATION Trs. 2&3: "GR"  
Inc. FIRST READING ONLY
- (Urdy's motion, Trevino second, 4-2, Carl-Mitchell & Shipman No, Rose absent)
- (36) -85 LYMAN E. 10805, 10825 North From "I-SF-2"  
378 SHURITLEFF Lamar, 10804 To "CS", "LI", "SF-3"  
(part) By Office of Land Motheral, 506 & 600 WITHDRAWN  
Development Svs. W. Applegate Drive

2. AMENDMENT TO RESTRICTIVE COVENANT/SITE PLAN REVISION:a. Recommended by the Planning Commission as Requested:

(1)	-83	JIM R.	5109 East Stassney &	Amendment of
	187	PENNINGTON	5300 Nuchols	Restrictive Covenant
		By Terrence Irion	Crossing	<u>APPROVED</u>

3. SITE PLAN REVISION, ORDINANCE AMENDMENT:a. Recommended by the Planning Commission as Requested, With Conditions:

(1)	r-84	RAYMOND E.	8610 North RM 620	Site Plan Approval
	285	MITCHELL		subject to prohibiting
		By Larry Roberts		the construction of
				Bldg. "B" until the
				roadway alignment has
				been determined.
				<u>APPROVED</u>

4. SITE PLAN APPROVAL:a. Planning Commission Action Not Required:

(1)	-82	MANOR ROAD	4611, 4701 & 4703	Site Plan Approval
	096	INVESTMENT CO.	and rear of 4613-	<u>APPROVED</u>
		Cooper Brothers,	4621 & 4705 Manor Rd.	
		Inc.		

5. REQUEST FOR WAIVER FROM LOOP 360 ORDINANCE:a. Recommended by the Planning Commission as Requested:

(1)	r-84	AUSTIN MALL CO.	2614 Walsh Tarleton	Request for Waiver
	108	By Jerry Harris		from 25' undisturbed
				highway buffer for a
				detention pond.

APPROVED6. TERMINATION OF RESTRICTIVE COVENANT:a. Recommended by the Planning Commission as Requested:

(1)	-84	NORTH LOOP 1	612, 614, 616 North
	159	JOINT VENTURE	Loop
		By Mark Hall	

APPROVED

(On Councilmember Shipman's motion, Councilmember Carl-Mitchell's second, 6-0 Vote, Councilmember Rose absent.)

ADJOURN - Council adjourned its meeting at 9:05 p.m.